



BOARDWALK PATH

'Boardwalk Path' combines an elevated central core of access (the 'Boardwalk'), with private outdoor and indoor spaces in net-zero capable, simply constructed, and cost-effective homes.

The accessible shared and elevated walkway between houses serves as a place to meet and socialize with neighbors. This neighborhood feature defines a public space for all, while helping to define more private outdoor areas for each residence.

Approaching each home, the resident is met with warm-toned thermally modified wood siding. The volume of the kitchen in each house stands out from the facade both physically and visually, as it is clad with wood of a different pattern than the body of the house. The roof of each one-story home has a single pitch with a geometrically simple dormer.

ECONOMY

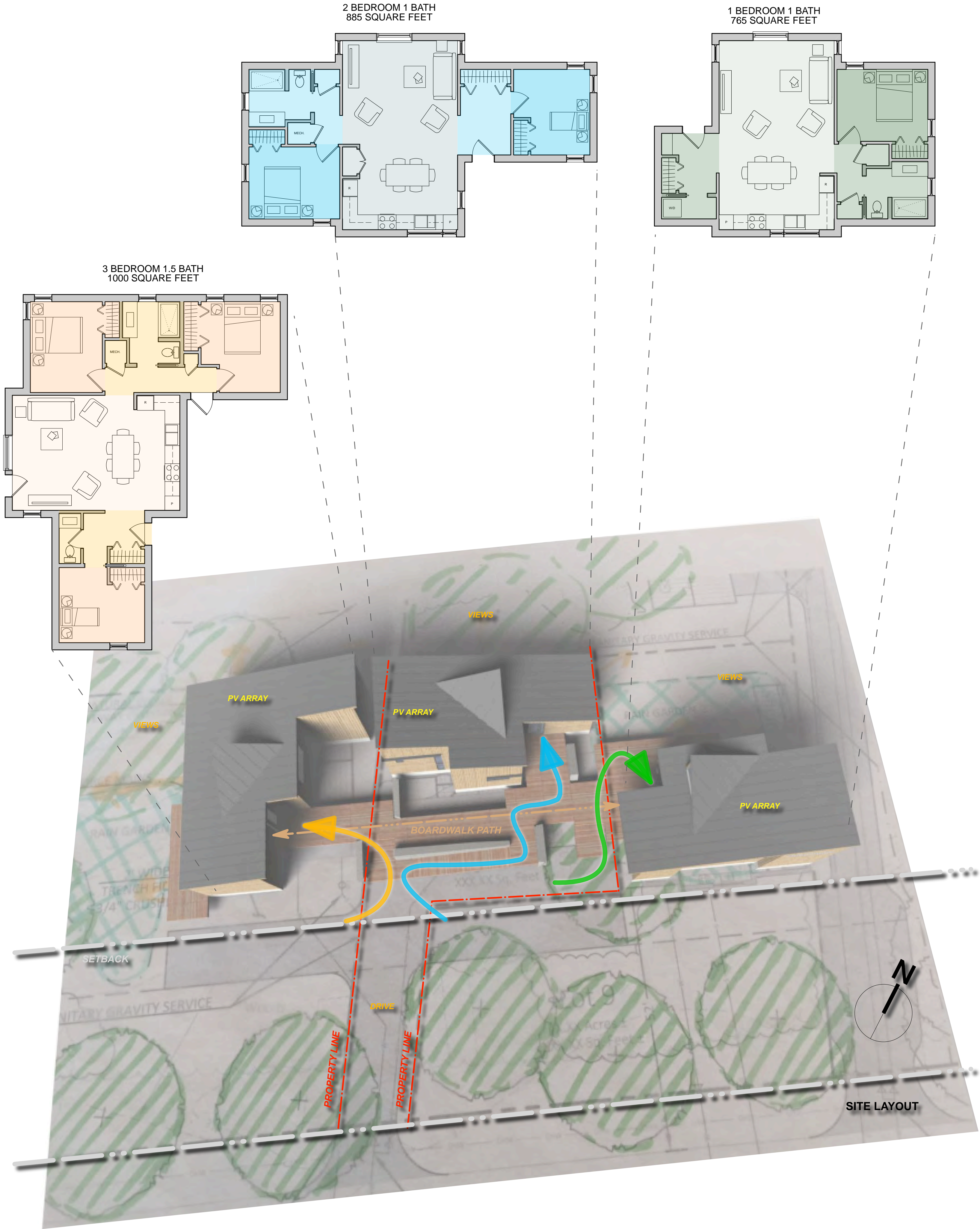
All three homes are constructed with economy in mind:

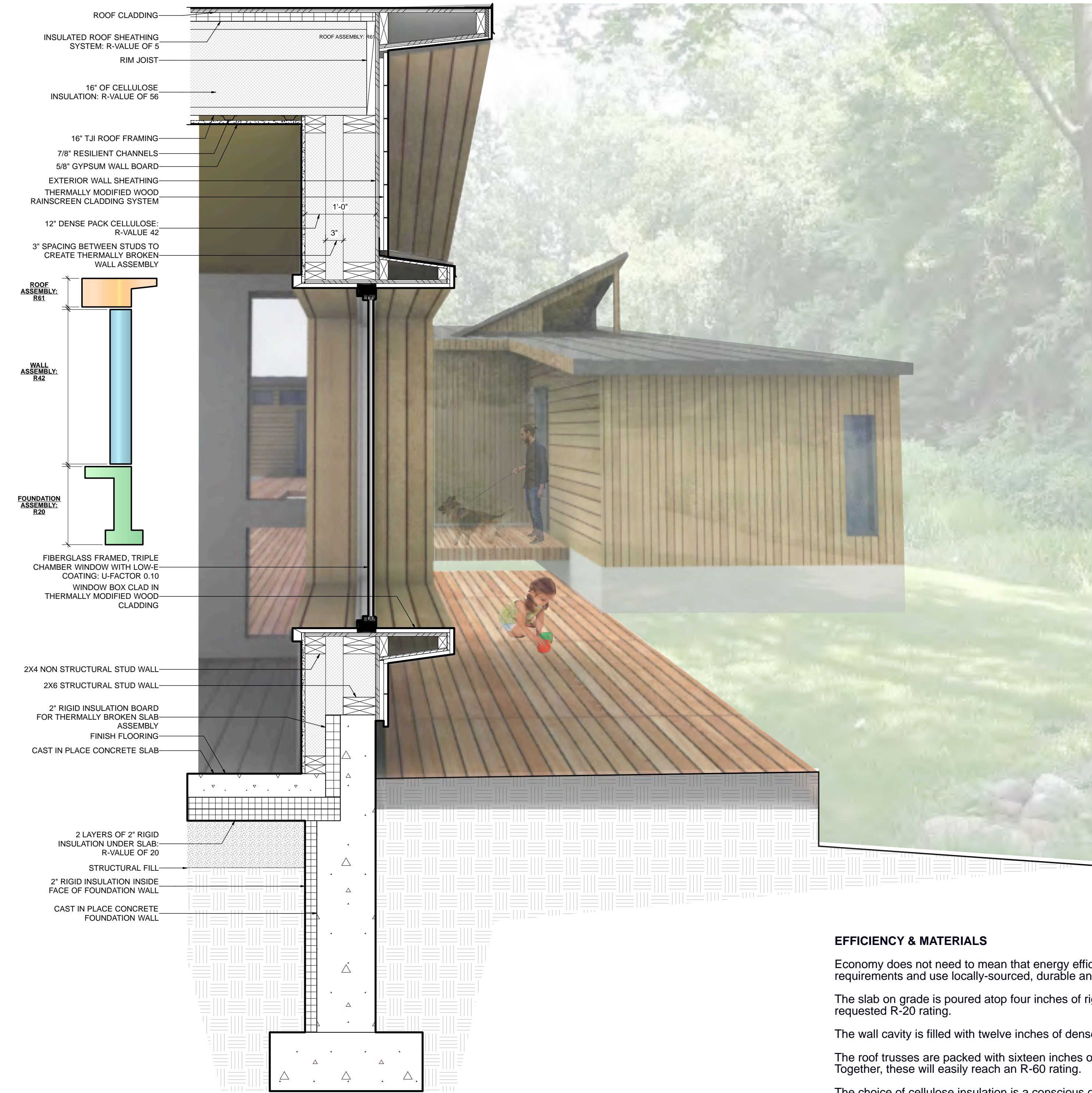
Slab on grade construction minimizes the expense of excavation and below-grade concrete work.

The single-story structures use factory built, panelized double stud walls that are assembled on site, saving time as well as money.

The single sloped roofs are constructed with simple Truss Joist I-beams that can be easily tailored and placed by carpenters on-site.

The homes are clad in two patterns of affordable and durable thermally-modified wood.





EFFICIENCY & MATERIALS

Economy does not need to mean that energy efficiency and sustainability are after-thoughts. These homes meet the stretch code energy requirements and use locally-sourced, durable and affordable materials:

The slab on grade is poured atop four inches of rigid insulation which turns down to insulate one side of the adjacent frost walls to achieve the requested R-20 rating.

The wall cavity is filled with twelve inches of dense-pack cellulose insulation so that the assembly will reach a minimum R-value of 42.

The roof trusses are packed with sixteen inches of cellulose and topped with an inch and a half of continuous insulation with cover board. Together, these will easily reach an R-60 rating.

The choice of cellulose insulation is a conscious one, as it has the highest recycled content (mostly post-consumer) of any insulation and has very low embodied energy compared to its competitors.

The thermally-modified wood rain-screen is durable, stable, and decay-resistant and is made from FSC Certified wood harvested and manufactured regionally. Thermally modified wood is not treated with toxic chemicals, and therefore will not off-gas VOCs.

All units have roofs that allow for application of photovoltaic arrays, and the rainwater is retained and incorporated into the onsite raingardens.

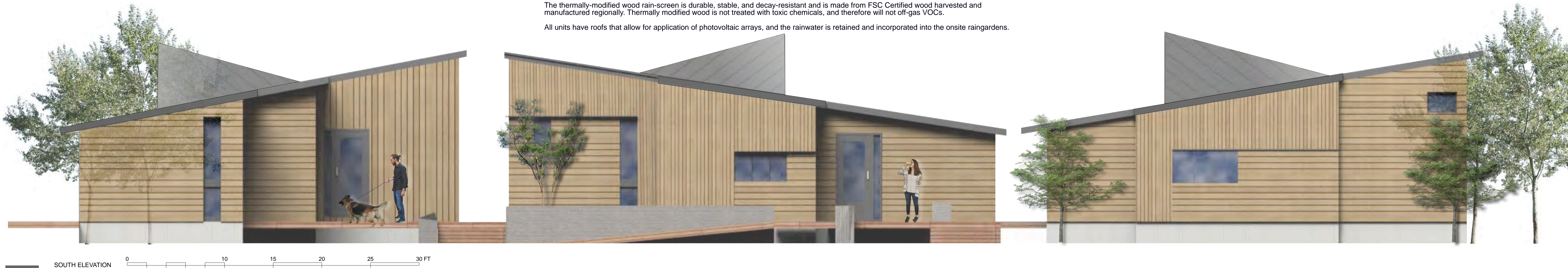
SIMPLE & SURPRISING VOLUMES

The sloping roof gives the inside of each house a simple yet varying ceiling plane.

The living room ceiling is enhanced by a single wedge-shaped dormer with roof monitor window for natural ventilation and daylight.

Framed views of the surrounding forest are made more dramatic by the depth of the double stud wall construction which can allow for window seats while also creating an overhang which shades the glass and limits heat gain through the windows.

The one, two, and three-bedroom homes are all variations on the same theme with the same dine-in kitchen and full bath layouts for ease of construction.



SOUTH ELEVATION 0 10 15 20 25 30 FT